

IN THE MATTER OF  
THE APPLICATION OF  
RUTH C. STEPHENS, P.R., ESTATE  
OF HELEN CHATTERTON  
FOR RECLASSIFICATION OF  
PROPERTY LOCATED ON THE NORTH-  
EAST SIDE GOETTNER ROAD, 205'  
+/- SOUTHEAST OF CENTERLINE  
OF BELAIR ROAD  
FROM R.C. 5 TO B.L.  
11TH ELECTION DISTRICT  
5TH COUNCILMANIC DISTRICT

ORDER OF DISMISSAL

Petition of Ruth C. Stephens, Personal Representative, Estate  
of Helen Chatterton, for zoning reclassification from R.C. 5 to  
B.L., on property located on the northeast side Goettner Road, 205'  
+/- southeast of centerline of Belair Road in the Eleventh Election  
District of Baltimore County; and

WHEREAS, the Board of Appeals is in receipt of a letter of  
withdrawal of Petition filed November 5, 1990 (a copy of which is  
attached hereto and made a part hereof) from Counsel for Petitioner  
since the subject of the referenced case was granted a map  
correction by the Board of Appeals under Case No. M.C. 90-4 as a  
technical error rezoning case; and

WHEREAS, said Counsel, on behalf of Ruth C. Stephens, Personal  
Representative, Estate of Helen Chatterton, requests that the  
Petition filed herein be withdrawn as of the above date,

IT IS HEREBY ORDERED this 13th day of November, 1990  
by the County Board of Appeals of Baltimore County that said  
Petition be and the same is hereby WITHDRAWN AND DISMISSED.

COUNTY BOARD OF APPEALS  
OF BALTIMORE COUNTY  
William T. Hackett, Chairman  
Harry E. Bucheister, Jr.  
Arnold G. Foreman

LAW FIRM  
Romadka, Gontrum & Hennegan, P.A.  
814 EASTERN BOULEVARD  
ESSEX, MARYLAND 21221  
TELEPHONE (301) 686-8274  
FAX # 686-0118

ROBERT J. ROMADKA  
JOHN B. GONTRUM  
JOHN O. HENNEGAN  
DONALD H. SHEFFY  
NANCY E. DWYER  
SHARON R. GAMBLE  
MARY H. BUCHANAN  
\*Also admitted in Florida

November 2, 1990

William Hackett, Chairman  
Board of Appeals of Baltimore County  
County Office Building  
111 West Chesapeake Avenue  
Towson, Maryland 21204

RE: Petition for Re-Classification  
Case Number: R-90-411  
NE/S Goettner Road, 205' +/- SE of c/l of Bel Air Road  
Legal Owner: Ruth C. Stephens, Personal Representative  
Estate of Ruth Chatterton

Dear Chairman Hackett:

It is hereby requested that the above referenced Petition for  
Re-Classification be withdrawn as that matter has been granted in  
other proceedings, i.e. Case Number M. C. 90-4, before the County  
Board of Appeals of Baltimore County.

Accordingly, it is further requested that the hearing  
scheduled for November 7, 1990 be cancelled.

Thank you for your consideration of this matter.

Very truly yours,

John B. Gontrum

JBG/pac  
cc: Ruth Stephens, Personal Representative of Estate of  
Helen Chatterton

PETITION FOR ZONING RE-CLASSIFICATION  
SPECIAL EXCEPTION AND/OR VARIANCE

TO THE COUNTY BOARD OF APPEALS OF BALTIMORE COUNTY:

The undersigned, legal owner(s) of the property situate in Baltimore County and which is  
described in the description and plat attached hereto and made a part hereof, hereby petition (1)  
that the zoning status of the herein described property be re-classified, pursuant to the Zoning Law  
of Baltimore County, from an R.C. 5 zone to an B.L. zone, for the reasons given in the attached statement; and (2) for a Special Exception, under the  
said Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property,  
for

and (3) for the reasons given in the attached statement, a variance from the following sections of  
the Zoning Law and Zoning Regulations of Baltimore County:

MAP NO. 10  
DATE 10-31-91  
BY JBG

Property is to be posted and advertised as prescribed by The Baltimore County Code.

I, or we, agree to pay expenses of above Re-classification, Special Exception and/or Variance,  
posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning  
regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore  
County.

Contract Purchaser: Ruth C. Stephens, Personal Representative  
(Type or Print Name) Estate of Helen Chatterton

Signature: [Signature]

Address: [Address]

City and State: [City and State]

Signature: [Signature]

Address: 7913 Bradshaw Road 592-6263

City and State: Upper Falls, Maryland 21156

Signature: [Signature]

Address: 809 Eastern Boulevard

City and State: Baltimore, Maryland 21221

Signature: [Signature]

Address: [Address]

City and State: [City and State]

Signature: [Signature]

Address: [Address]

City and State: [City and State]

Signature: [Signature]

Address: [Address]

City and State: [City and State]

Signature: [Signature]

Address: [Address]

City and State: [City and State]

Signature: [Signature]

Address: [Address]

City and State: [City and State]

Signature: [Signature]

Address: [Address]

City and State: [City and State]

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City and State: [City and State]

Signature: [Signature]

Address: [Address]

City and State: [City and State]

Signature: [Signature]

Address: [Address]

City and State: [City and State]

Signature: [Signature]

Bafitis & Associates, Inc.

April 9, 1990

ZONING DESCRIPTION  
For  
Chattarton Property  
Goettner Road

Beginning for the same at a 2" pipe situated on the North side of  
Goettner Road, 30 feet wide, said point of beginning being  
situated 15' North of the centerline of Goettner Road; 280' ±  
Southeasterly from the intersection of the centerline of Belair  
Road, 60 feet wide, and Goettner Road, 30 feet wide, thence along  
the North side of Goettner Road N. 45° 45' W. 250.0'; thence leaving  
the North side of Goettner Road and binding on the East side of  
Belair Road, 60 feet wide, N. 46° 06' E. 100.0'; thence leaving  
Belair Road S. 45° 45' E. 200.0'; thence N. 46° 06' E. 50.0'; thence S.  
45° 45' E. 50.0'; thence S. 46° 06' W. 150.0' to the point of the  
beginning, being parcel #3 as recorded in Deed Liber 2255, Folio  
134. Containing 0.63 acres of land more or less.

Saving and excepting all that area currently zoned BM and BR.

Containing 0.24 acres of land more or less proposed to be zoned,  
B.L. Point of beginning for the area to be re-zoned being  
situated 205' from the centerline of Belair Road, 60' wide, along  
the North side of Goettner Road, 30' wide.



Civil Engineers / Land Planners / Surveyors — 1249 Engleberth Road / Baltimore, Maryland 21221 / 301-391-2336

RECLASSIFICATION PETITION  
FROM RC-5 TO BL  
OF RUTH C. STEPHENS,  
PERSONAL REPRESENTATIVE OF THE  
ESTATE OF RUTH CHATTERTON

MEMORANDUM OF REASONS FOR RE-CLASSIFICATION

The subject property is located in the Fifth  
Councilmanic District on the north-east corner of Goettner  
Road and Belair Road in Kingsville. The property is an  
unimproved vacant land. The entire site currently is zoned BR  
and RC-5. Only the rear portion of the property is zoned  
RC-5, and this comprises an area of 50 by 150 feet. Only the  
RC-5 portion of this property is the subject of this Re-  
classification Petition.

For over fifty (50) years, this site has been used in  
conjunction with the property across the street belonging to  
the Chatterton family and Kingsville Motors, Inc., for an  
automobile dealership. This particular lot has been used for  
parking of used cars and employee parking over this period.  
Although the usage has not been intense, the entire site has  
been used for these purposes.

With the advent of comprehensive zoning in 1971, both  
the Kingsville Motor's property on the west side of Goettner  
Road, and this subject property were zoned B.L. This zoning  
remained on this site in its entirety until the 1988  
comprehensive zoning map process.

During the 1988 comprehensive zoning map process,  
Petitioners sought to legitimize the non-conforming use of the  
site, and sought B.M. zoning on the property to the west of  
Goettner Road and B.R. zoning for the property to the east of  
Goettner Road. This zoning issue was 5-101. At that time,  
2.01 acres was initially sought for B.R. zoning. The entire  
site is comprised of 3.263 acres. As a result of the  
comprehensive map process, it was decided that the portion to  
the west of Goettner Road if rezoned to B.M. would support the  
existing usage. B.R. zoning, however, was required in order  
to allow the subject vacant lot to be used for used car sales  
separate from the showroom. There is a 10 foot strip of land  
along Goettner Road which does not belong to the Petitioners,  
and this 10 foot strip of land separates the properties. When  
the 1988 zoning log books finally came out, they indicated  
that 2.29 acres were going to be rezoned to B.M. and to B.R.  
As this was more than the initial request, it was apparent to  
Petitioners that there zoning had been granted. Unfortunately,  
the log books had picked up additional off-  
sight acreage which had not been noted. Apparently, a mistake

was legitimately made and the rear portion of the property was  
down zoned from B.L. to RC-5.

It is the Petitioners' contention that the down-zoning  
of the 50 by 150 square foot area from B.L. to RC-5 was an  
unintentional error in the log books and in the way the site  
was eventually described. While it may not have been the  
Planning Board's nor the County Councilman's intention to  
upgrade this strip to B.R. in order to provide a buffer from  
adjacent residences, it was not the intention to down-zone  
this particular piece of property to RC-5. The property  
directly across the street from it, a single-family residence,  
already had B.L. zoning. Although the records indicate that  
this property at one time was brought into this issue for the  
upgrade of zoning, it had been pointed out to the planners  
during the process, that this particular piece of property was  
not part of the issue. Consequently, it was removed from the  
rezoning. The 10 foot strip of land, which also was not part  
of the originally filed issue, and which belongs to an  
adjacent property owner, was upgraded to B.M. Property to the  
east of the subject site is now being developed into a  
commercial strip center and is zoned B.M. There is also a  
contractor's equipment storage yard, which is owned by the  
Goettners, whose property is located directly to the south of  
the subject site. This contractor's equipment storage yard  
also enjoys a legal nonconforming use granted in a previous  
case.

We believe that an error was committed during the 1988  
zonin' map process and that it was not intended to down-zone  
the subject site from the commercial zoning, which it had  
enjoyed for almost twenty (20) years as well as from the  
commercial usage which had been put on it for over fifty (50)  
years.

Although Kingsville is a residential community, this  
particular site has supported the community through its  
automobile dealership and service garage facilities. In years  
gone by, not only were cars and trucks serviced and sold from  
this premises, but farmers would bring their farm equipment in  
and leave it on site to be worked on by Kingsville Motors. In  
reality, the site it was properly used more intensively years  
ago than it has been in recent times, although the owners of  
the property have maintained its appearance in every degree  
and still work with the community.

The site is not served by public water or sewerage, and  
a perc test would have to be performed and obtained in order  
to build any structure on the site.

For these reasons and further reasons as will be  
presented at a hearing on the proposed reclassification, we  
respectfully petition that the reclassification of the zoning  
on this site be changed from RC-5 back to B.L.

Respectfully submitted,

John B. Gontrum



Baltimore County  
Zoning Commissioner  
Office of Planning & Zoning  
Towson, Maryland 21204  
(301) 887-3353

J. Robert Haines  
Zoning Commissioner

November 26, 1990



Dennis F. Rasmussen  
County Executive

John B. Gontrum, Esquire  
809 Eastern Blvd  
Baltimore, MD 21221

RE: Item No. 12  
Case No. R90-411  
Petitioner: Ruth C. Stephens  
Reclassification Petition

Dear Mr. Gontrum:

This reclassification petition has been timely filed with the Board of Appeals for a public hearing within the October-April Board of Appeals for a public hearing within the October-April reclassification cycle (Cycle V). It has been reviewed by the zoning office as to form and content and has also been reviewed by the Zoning Plans Advisory Committee. The review and enclosed comments from the Committee are intended to provide you and the Board of Appeals with an insight as to possible conflicts or problems that could arise from the requested reclassification or uses and improvements that may be specified as part of the request. They are not intended to indicate the appropriateness of the zoning action requested.

If it has been suggested that the petition forms, descriptions, briefs, and/or the site plans be amended so as to reflect better compliance with the zoning regulations and/or commenting agencies' standards and policies, you are requested to review these comments, make your own judgment as to their accuracy and submit the necessary amendments to this office on or before October 26, 1990. In the event that any requested amendments are not received prior to this date, the petition will be advertised as originally submitted.

In view of the fact that the submitted site plan does not indicate a proposed use at this time, the comments from this Committee are general in nature. If the request is granted and an additional hearing is required at a later date, more detailed comments will be submitted at that time.

Page 2

If you have any questions concerning the enclosed comments, please feel free to contact the Zoning Office at 887-3391 or the commenting agency.

Very truly yours,

*James E. Dyer*  
JAMES E. DYER  
Chairman  
Zoning Plans Advisory Committee

JED:jw

Enclosures

cc: Ms. Ruth C. Stephens  
7913 Bradshaw Road  
Upper Falls, MD 21156

Baltimore County  
Zoning Commissioner  
Office of Planning & Zoning  
Towson, Maryland 21204  
(301) 887-3353

J. Robert Haines  
Zoning Commissioner



Dennis F. Rasmussen  
County Executive

Your petition has been received and accepted for filing this  
1st day of March, 1990.

*J. Robert Haines*  
J. ROBERT HAINES  
ZONING COMMISSIONER

Received By:

*James E. Dyer*  
Chairman,  
Zoning Plans Advisory Committee

Petitioner: Ruth C. Stephens

Petitioner's Attorney: John B. Gontrum

Baltimore County  
Department of Public Works  
Bureau of Traffic Engineering  
County Office Building  
Towson, Maryland 21204  
(301) 887-3354

May 14, 1990  
RECEIVED  
MAY 25 1990  
ZONING OFFICE



Dennis F. Rasmussen  
County Executive

Mr. William Hackett  
Chairman, Board of Appeals  
County Office Building  
Towson, Maryland 21204

Zoning Classification Cycle III  
Item No. 12  
Property Owner:

April 1990 - October 1990

Ruth C. Stephens, Personal  
Representative in the Estate of  
Ruth Chatterton  
R-90-411/November 7, 1990

Case No./Hearing Date:  
Contract Purchaser:  
Location:

NE/S Goettner Road, 205' (+/-)  
SE of centerline Belair Road

Existing Zoning:  
Election District:  
Councilmanic District:  
Acres:  
Proposed Zoning:

R.C.-5  
11th  
5th  
0.24  
B.L.

Dear Mr. Hackett:

This site is too small to cause a major increase in trip generation.  
Access should not be allowed to Goettner Road.

Very truly yours,  
*Michael S. Flanigan*  
Michael S. Flanigan  
Traffic Engineer Associate II

MSF/lwv

Baltimore County  
Fire Department  
700 East Joppa Road, Suite 901  
Towson, Maryland 21204-5500  
(301) 887-4500

Paul H. Reincke  
Chief

April 25, 1990



Dennis F. Rasmussen  
County Executive

J. Robert Haines  
Zoning Commissioner  
Office of Planning and Zoning  
Baltimore County Office Building  
Towson, MD 21204

RE: Property Owner: RUTH C. STEPHENS  
Location: NE/S GOETTNER ROAD  
Item No.: 12 Zoning Agenda: APRIL 1990 - OCTOBER 1990

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

7. The Fire Prevention Bureau has no comments at this time.

REVIEWER: *Paul H. Reincke* Noted and Approved  
Planning Group  
Special Inspection Division  
Fire Prevention Bureau

BALTIMORE COUNTY, MARYLAND  
interoffice correspondence

TO: ZONING ADVISORY COMMITTEE DATE: MAY 14, 1990

FROM: ROBERT W. BOWLING, P.E.

RE: Reclassification and Redistricting Petitions  
Cycle III April 1990 - October 1990

We have reviewed the subject Cycle Zoning Items and we have no comments for Item 1, 2, 3, 7, 8, 10, 11, 12, 13, 15, and 16.

For Items 4, 5, 6, 9 and 14, the previous County Review Group Comments still apply.

*Robert W. Bowling*  
ROBERT W. BOWLING, P.E., CHIEF  
Developers Engineering Division

RWB:s

Baltimore County  
Zoning Commissioner  
County Office Building  
111 West Chesapeake Avenue  
Towson, Maryland 21204

Account: R-001-6150  
Number

receipt

No 1521

Date

3/01/90

18000279

PUBLIC HEARING FEES QTY PRICE

060 -RECLASSIFICATION 1 X \$175.00

TOTAL: \$175.00

LAST NAME OF OWNER: STEPHENS

Cashier Validation

Please make checks payable to: Baltimore County

RE: PETITION FOR RECLASSIFICATION : BEFORE THE COUNTY  
FROM R.C. 5 TO B.L. ZONE : BOARD OF APPEALS  
NE/S Goettner Road, 205' +/- : SE of C/L of Belair Rd.  
11th Election District : OF BALTIMORE COUNTY  
5th Councilmanic District :  
RUTH C. STEPHENS, PERSONAL : Case No. R-90-411  
REPRESENTATIVE IN THE ESTATE : (Item 12, Cycle III)  
OF RUTH CHATTERTON, Petitioner :  
: : : : :  
ENTRY OF APPEARANCE

Please enter the appearance of the People's Counsel in the above-captioned matter. Notices should be sent of any hearing dates or other proceedings in this matter and of the passage of any preliminary or final Order.

*Phyllis Cole Friedman*  
Phyllis Cole Friedman  
People's Counsel for Baltimore County

*Peter Max Zimmerman*  
Peter Max Zimmerman  
Deputy People's Counsel  
Room 304, County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204  
(301) 887-2188

RECEIVED  
COUNTY BOARD OF APPEALS  
30 APR 25 AM 11:29

I HEREBY CERTIFY that on this 26th day of April,

1990, a copy of the foregoing Entry of Appearance was mailed to John B. Gontrum, Esquire, 809 Eastern Ave., Baltimore, MD 21221, Attorney for Petitioner.

*Peter Max Zimmerman*  
Peter Max Zimmerman





County Board of Appeals of Baltimore County  
COUNTY OFFICE BUILDING, ROOM 315  
111 W. CHESAPEAKE AVENUE  
TOWSON, MARYLAND 21204  
(301) 357-3180

November 13, 1990

John B. Gontrum, Esquire  
ROMADKA, GONTRUM & HENNEGAN, P.A.  
809 Eastern Boulevard  
Essex, MD 21221

Re: Case No. R-90-411  
Ruth C. Stephens, Personal  
Representative of Estate  
of Helen Chatterton

Dear Mr. Gontrum:

Enclosed please find a copy of the Order of Dismissal issued  
this date by the County Board of Appeals of Baltimore County in the  
subject matter.

Sincerely,

*Kathleen C. Weidenhammer*  
Kathleen C. Weidenhammer  
Administrative Assistant

Enclosure

cc: Ms. Ruth C. Stephens  
Mr. James Earl Kraft  
People's Counsel for Baltimore County  
P. David Fields  
Pat Keller  
J. Robert Haines  
Ann M. Nastarowicz  
James E. Dyer  
W. Carl Richards, Jr.  
Docket Clerk - Zoning  
Arnold Jablon, County Attorney  
James G. Beach, III, Esquire  
Gary Kerns  
Jeffrey Long

RUTH C. STEPHENS, PR IN ESTATE  
OF HELEN CHATTERTON

#R-90-411  
Item 12, Cycle III, 1990

9/14/90 -Conversation with Counsel for Petitioner --requesting postponement  
of this reclass petition for hearing toward end of Cycle III  
if hearing is necessary (see M.C. 90-4); to provide this request  
in writing.

Contacted Gwen in Zoning --advised her not to advertise this  
reclassification petition nor post as a postponement has been  
requested by Petitioner's counsel and withdrawal of petition  
is possible pending close of file in Case No. MC 90-4.

9/18/90 -Received letter from J. Gontrum per above note requesting postponement  
with no reset at this point pending outcome of map correction case.  
When M.C. 90-4 closes, this reclass will be withdrawn. Copy of  
Gontrum's letter to Gwen 9/18/90.

BALTIMORE COUNTY, MARYLAND  
Inter-Office Correspondence

TO: Gwen Stephens  
Zoning Office

DATE: September 18, 1990

FROM: Kathi Weidenhammer  
County Board of Appeals

SUBJECT: Case No. R-90-411  
Item 12, Cycle III 1990  
Ruth Stephens, Estate of Helen Chatterton

Gwen:

Attached is a copy of a letter we received this morning from  
John Gontrum regarding the subject reclassification petition which  
had been scheduled for hearing on November 7, 1990. You and I had  
discussed this matter last week when I asked that you not run the  
advertisement for the November 7 hearing pending receipt of the  
attached letter. This matter was heard as map correction case No.  
M.C. 90-4, and as soon as the appeal period has run on the Board's  
decision in the map correction case, the subject reclassification  
petition will be withdrawn.

I'll let you know if and when we receive a withdrawal for the  
subject reclassification. In the meantime, there will be no  
advertising necessary for R-90-411 pending its probable withdrawal.

Please give me a call if I haven't explained this clearly  
enough.

attachment

LAW FIRM  
Romadka, Gontrum & Hennegan, P.A.  
814 EASTERN BOULEVARD  
ESSEX, MARYLAND 21221  
TELEPHONE (301) 686-8274  
FAX # 686-0118

ROBERT J. ROMADKA  
JOHN B. GONTRUM  
JOHN O. HENNEGAN  
DONALD H. SHEFFY  
NANCY E. DWYER  
SHARON R. GAMBLE  
MARY H. BUCHANAN  
\*Also admitted in Florida

September 17, 1990

William Hackett, Chairman  
Board of Appeals of Baltimore County  
County Office Building  
110 West Chesapeake Avenue  
Towson, Maryland 21204

RE: R-90-411  
Item 12, Cycle 3  
Ruth Stephens, Estate of Helen Chatterton

Dear Chairman Hackett:

The above-referenced case currently is scheduled before the  
Board of Appeals on November 7, 1990 at 9:30 a.m. We would  
appreciate a postponement of this hearing date to another date in  
the cycle. As you may recall, a hearing was held before the Board  
in this matter dealing with a zoning map correction issue on  
September 7, 1990. It is possible that case will be dispositive of  
the issues raised in the reclassification petition, in which case  
we would be willing to dismiss our reclassification petition.

Thank you for your consideration of this matter.

Very truly yours,

*John B. Gontrum*  
John B. Gontrum

JBG/cfh

90 SEP 18 10 06  
RECEIVED  
COUNTY BOARD OF APPEALS

NOTICE OF HEARING

Petitions for Zoning Re-classification  
CASE NUMBER: R-90-411  
W/S Gontrum Road, 25' +/- SE of c/l of Belair Road  
1110 Election District - 5th Councilmanic  
Legal Owner(s): Ruth C. Stephens, Personal Representative Estate Ruth Chatterton

Property Description

Beginning for the same at a 2" pipe situated on the North side of Gontrum Road, 30 feet wide, said  
point of beginning being situated 15' +/- North of the centerline of Gontrum Road; 280' +/-  
point of beginning being situated 15' +/- North of the centerline of Belair Road, 60 feet wide, and Gontrum Road,  
Southwesterly from the intersection of the centerline of Belair Road, 60 feet wide, and Gontrum Road,  
30 feet wide, thence along the North side of Gontrum Road 8.45 degrees 45' N. 250.0; thence leaving the  
North side of Gontrum Road and binding on the East side of Belair Road, 60 feet wide, N. 46 degrees 06'  
E. 100.0; thence leaving Belair Road 8.45 degrees 45' N. 200.0; thence N. 46 degrees 06' E. 50.0; thence  
S. 45 degrees 45' N. 50.0; thence S. 46 degrees 06' N. 150.0' to the point of the beginning, being parcel  
85 as recorded in Deed Liber 2255, Folio 134.  
Containing 0.63 acres of land more or less.  
Serving and exception all that area currently zoned RM or R.  
Containing 0.24 acres of land more or less proposed to be zoned, B.L. Point of beginning for the area to  
be re-zoned being situated 205' from the centerline of Belair Road, 60' wide, along the North side of  
Gontrum Road, 30' wide.

Petition to reclassify the property from an R. C. 5 to an B. L. zone.

TIME: 10:00 a.m.

DATE: WEDNESDAY, NOVEMBER 7, 1990

LOCATION: County Office Building, Room 301  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

WILLIAM T. HACKETT, CHAIRMAN  
County Board of Appeals

PURCHASE REQUISITION									
BALTIMORE COUNTY, MARYLAND OFFICE OF CENTRAL SERVICES									
PAGE _____ OF _____									
PURCHASE REQUISITION NO. <b>M 44202</b>									
Zoning Office									
PLEASE ORDER THE FOLLOWING FOR:									
BUDGET CODE	YEAR	FUND	AGENCY	PROGRAM	OBJECT	EXP CODE	UNIT PRICE	TOTAL PRICE	PURCHASE/SUB-ORDER NO.
1110									
DESCRIPTION OF MATERIAL									
Petition for Zoning Re-classification									
CASE NUMBER: R-90-411									
W/S Gontrum Road, 25' +/- SE of c/l of Belair Road									
Legal Owner: Ruth C. Stephens, PR Estate of									
Ruth Chatterton									
HEARING: WEDNESDAY, NOVEMBER 7, 1990 at 10:00 a.m.									
ISSUE: OCTOBER 11, 1990									
COMMODITY CODE									
PURCHASE FROM									
NORTH EAST & JEFFERSON AVE									
VENDOR NO.									
TERMS									
F.O.B.									
ITEM	QUANTITY	U/M	DESCRIPTION OF MATERIAL				UNIT PRICE	TOTAL PRICE	P.O. NO.
ADDITIONAL DESCRIPTION									
COMMODITY CODE									
PURCHASE FROM									
VENDOR NO.									
TERMS									
F.O.B.									
BUDGET CODE									
TYPE CODE									
CONFIRMING TO:									
DATE:									
APPROVAL - BUDGET OFFICE									
REQUESTED BY/CONTACT PERSON									
Zoning Office, #335A									
PHONE:									
PURCHASED BY:									
DATE:									
APPROVED BY AGENCY									
NEW VENDOR									
MINORITY									
RED TAG									
SEALED BID NO.									
CSP 001 (REV. 3/88)									

April 17, 1990

NOTICE OF HEARING

Petitions for Zoning Re-classification  
CASE NUMBER: R-90-411  
W/S Gontrum Road, 25' +/- SE of c/l of Belair Road  
Legal Owner(s): Ruth C. Stephens, Personal Representative Estate Ruth Chatterton

Petition to reclassify the property from an R. C. 5 to an B. L. zone.

TIME: 10:00 a.m.

DATE: WEDNESDAY, NOVEMBER 7, 1990

LOCATION: County Office Building, Room 301  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

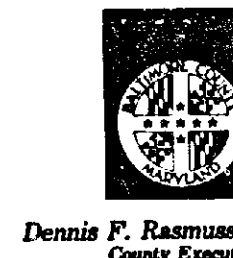
WILLIAM T. HACKETT, CHAIRMAN  
County Board of Appeals

cc: Ruth C. Stephens  
John B. Gontrum, Esq.  
File

THIS IS TO ADVISE YOU THAT YOU WILL BE BILLED BY THE ZONING OFFICE FOR ADVERTISING AND POSTING COSTS WITH  
RESPECT TO THIS CASE APPLICANT'S FEE BEFORE THE HEARING. THIS FEE MUST BE PAID AND THE SIGN AND POST  
RETURNED TO THE ZONING OFFICE ON THE DAY OF THE HEARING OR THE ORDER WILL NOT BE ISSUED.

W.T.H.

Baltimore County  
Zoning Commissioner  
Office of Planning & Zoning  
Towson, Maryland 21204  
(301) 887-3353  
J. Robert Haines  
Zoning Commissioner



Ruth C. Stephens, Personal Representative  
Estate of Ruth Chatterton  
7913 Bradshaw Road  
Upper Falls, Maryland 21156

Re: Petitions for Zoning Re-classification  
CASE NUMBER: R-90-411  
W/S Gontrum Road, 25' +/- SE of c/l of Belair Road  
Legal Owner(s): Ruth C. Stephens, Personal Representative Estate Ruth Chatterton  
Hearing Scheduled: WEDNESDAY, NOVEMBER 7, 1990 at 10:00 a.m.

Dear Petitioner(s):

This is to advise you that \$ \_\_\_\_\_ is due for advertising and posting of the above property.  
This fee must be paid before an Order is issued.

THIS FEE MUST BE PAID AND THE RECLASSIFICATION SIGN AND POST RETURNED TO THE BALTIMORE COUNTY ZONING  
OFFICE ON THE DAY OF THE BOARD OF APPEALS' HEARING OR THE ORDER WILL NOT BE ISSUED.

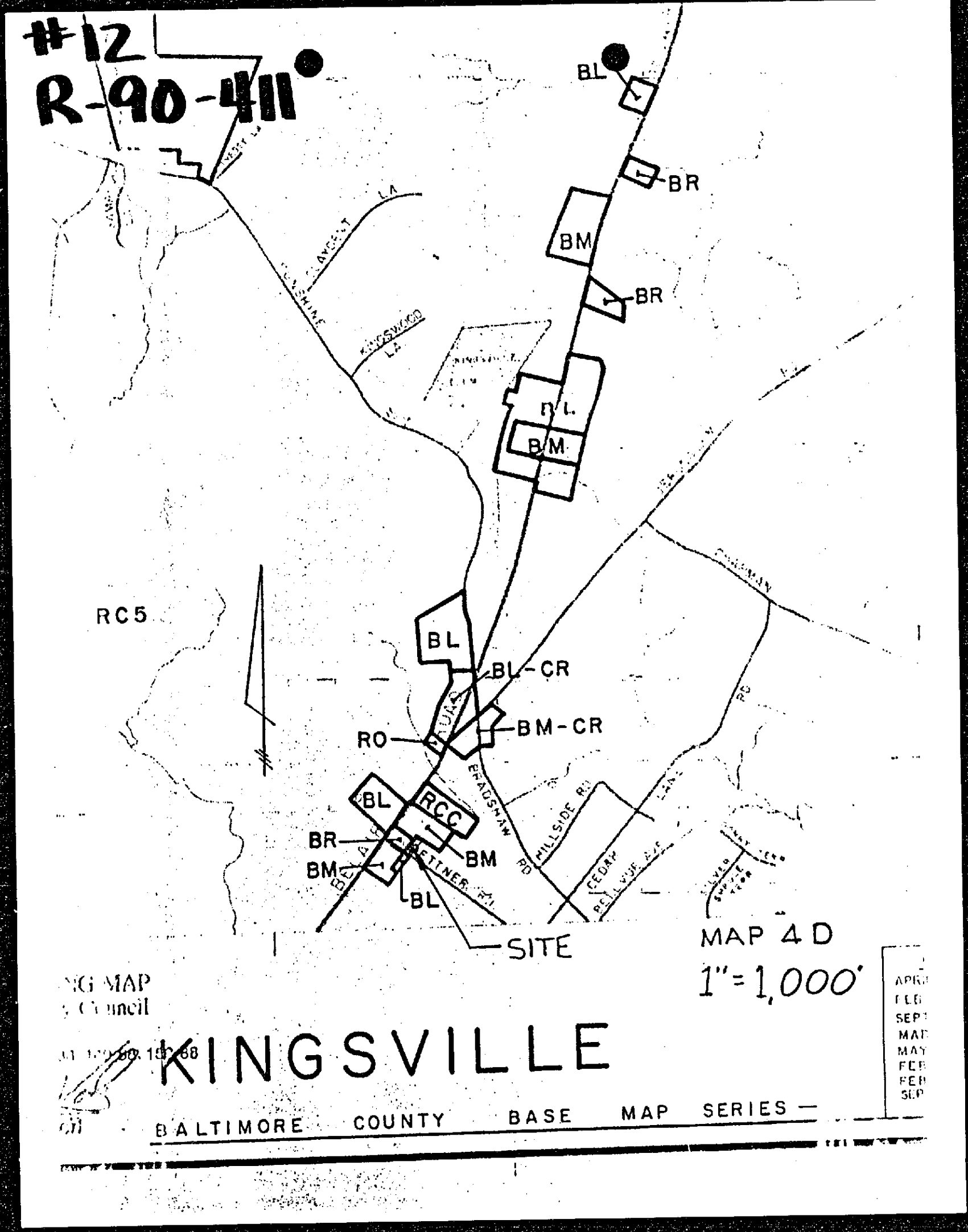
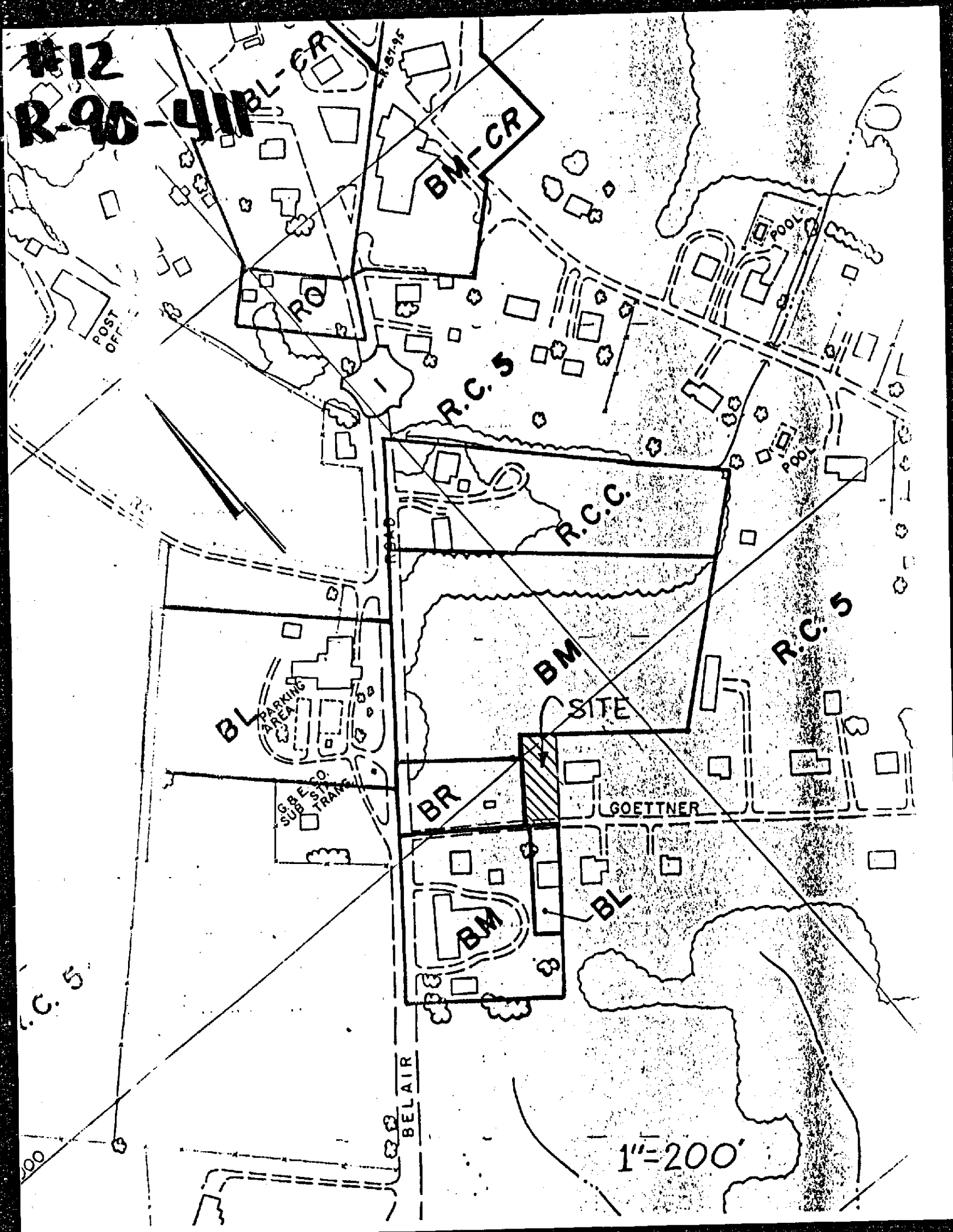
Please make your check payable to "Baltimore County, Maryland" and remit it to Ms. G. Stephens,  
Zoning Office, Room 113, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland 21204,  
before the hearing.

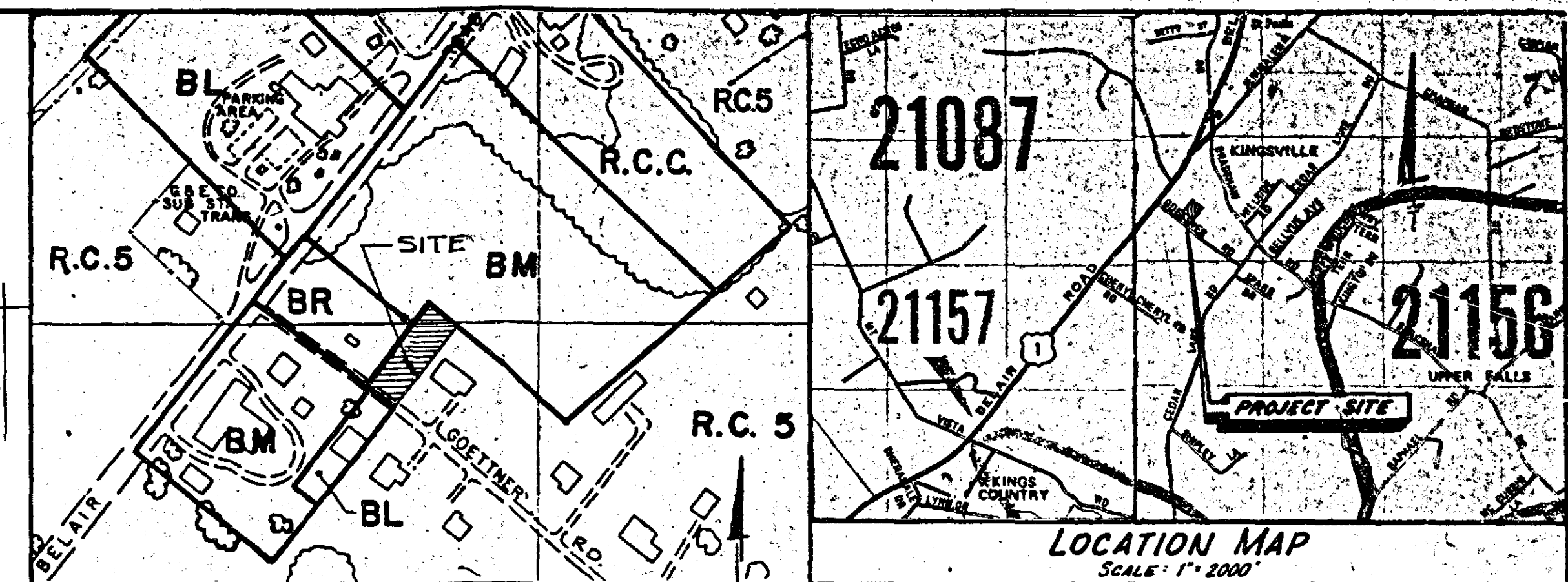
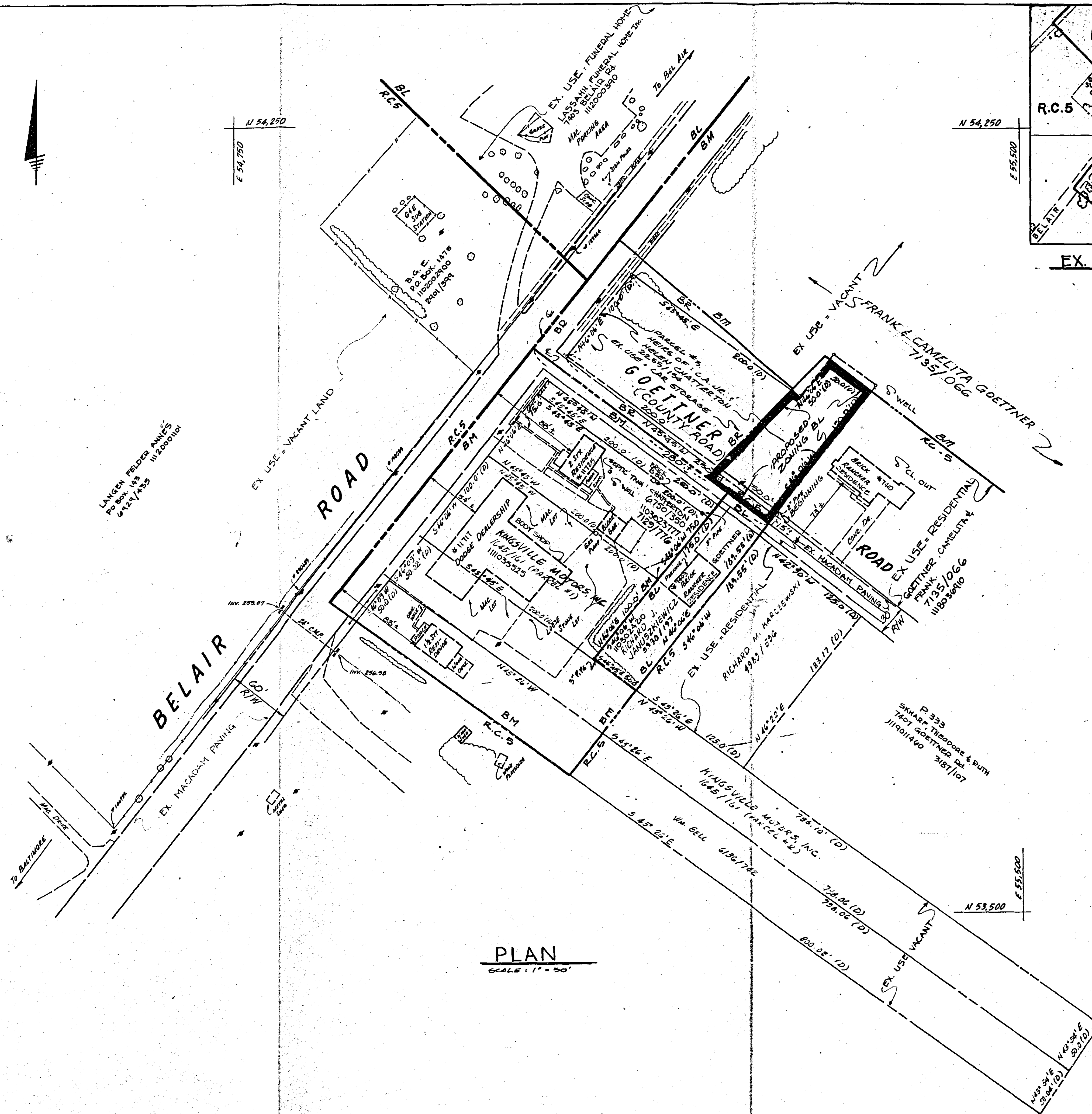
Very truly yours,

J. Robert Haines  
Zoning Commissioner

cc: File  
John B. Gontrum, Esq.







**EX. ZONING MAP**  
SCALE: 1" = 200'

**KINGSVILLE SITE DATA**

Site Area	7,500 S.F. ±	0.17 AC. ±
Existing Zoning	RC.5	BL
Proposed Zoning	BL	
Existing Use	USED CAR STORAGE	
Proposed Use	Not Yet Determined	
Deed Reference	PART OF 2255/134 Parcel 3	
Tax Account #	1103023775	
Election District	11th	
Councilmanic District	5	
Census Tract	411102	
Owner:	Heirs of: C.A. Jr. & Helen B. Chatterton 11725 Belair Road Kingsville, Maryland 21087 (301) 592-6263 or 592-2861	

#12  
**R-90-411**  
REVISED PLANS

		William N. Bafitis, P.E. 301-391-2338	
Civil Engineers / Land Planners / Surveyors 1249 Englebert Rd. Baltimore, Md. 21221			
<b>PLAT TO ACCOMPANY PETITION FOR ZONING RECLASSIFICATION FOR CHATTERTON PROPERTY BELAIR ROAD / GOETTNER ROAD ELECTION DISTRICT 11, BATHING COUNTY</b>			
	1	SCALE 1" = 50'	JOB ORDER NO. 81024
		DATE 2/28/90	SHEET 1 OF 1
		NO. REVISIONS DATE	
REVISIONS			